

BK 6136PG340

TRANSFER
TAX
PAID

30-30

QUITCLAIM DEED
With Covenant

Know all by these Presents,

001302

That The City of Waterville, a municipal corporation organized and existing under the laws of the State of Maine, and located at Waterville in the County of Kennebec and State of Maine in consideration of \$1.00 and other good and sufficient consideration paid by Sawyer Environmental Services, a Maine corporation with a principal place of business at 1 Freedom Park, Bangor, Maine, the receipt whereof it does hereby acknowledge, does hereby remise, release, bargain, and convey, and forever quit-claim unto the said Sawyer Environmental Services, its successors and assigns forever, the following certain lots or parcels of land situated in the City of Waterville, Kennebec County, Maine:

Parcel 3 and 3B of Airport Business Park subdivision, as depicted on that certain plan entitled "Airport" Business Park Layout Plan, dated November, 1999, and recorded in Plan File # E99-213 - E99-218, of the Kennebec County Registry of Deeds, subject to all restrictions and conditions set forth on said plan and to general notes 1 through 5 and 7 through 10 as set forth on said plan.

Said property is more particularly described as follows:

Beginning at a three-quarter (3/4) inch iron pipe found at the southeasterly corner of the land described in the deed of Airport Realty Trust to the City of Waterville, said deed dated January 15, 1998, and recorded in the Kennebec Registry of Deeds Book 5540, Page 267, said pipe is also at the southwesterly corner of the land described in the deed of Donat Rossignol to the City of Waterville, said deed dated October 22, 1980, and recorded in said Registry Book 2336, Page 246; thence by the following courses and distances, to wit:

- 1) South Fifty-five Degrees, Ten Minutes, Twenty-five Seconds East (S 55°-10'-25" E) along the southerly line of land retained by the City of Waterville, the same deceded by Rossignol, a distance of One Hundred Twenty-five and 55/100ths meters (125.55 m, 411.90 feet), to an iron rod to be set on the westerly right of way line of the Telford Road; thence
- 2) South Four Degrees, Fifteen Minutes, Twenty-seven Seconds West (S 04°-15'-27" W) along the westerly right of way line of said Road, a distance of Fifty-two and 06/100ths meters (52.06 m, 170.80 feet) to a point on said right of way line; thence

SCOTT A. HAGEMeyer 4
350 EMERSON Mill Rd
HAMDEN, ME 04444

- 3) Continuing South four Degrees, Fifteen Minutes, Twenty-seven Seconds West (S 04°-15'-27" W) along said right of way line, a distance of Twelve and 92/100ths meters (12.92 m, 42.30 feet) to an iron rod to be set at the southwesterly corner of said Road; thence
- 4) South Twenty-six Degrees, Fifty-nine Minutes, Thirty-two Seconds West (S 26°-59'-32" W) along a westerly line of land to be retained by the City of Waterville, a distance of Ninety-three and 56/100ths meters (93.56 m, 306.95 feet), to an angle point in said line; thence
- 5) South Eight Degrees, Nineteen Minutes, Twenty-four Seconds West (S 08°-19'-24" W) along a westerly line of the land retained by the City of Waterville, a distance of Twelve and 77/100ths meters (12.77 m, 41.90 feet) to a monument found at the northeasterly corner of the land described in the deed of ADCA, INC., to Union-Front Corp., said deed dated June 14, 1989, and recorded in said Registry Book 3563, Page 250, said monument is also on the northerly line of the land described in the deed of Harley A. Lunn et al. to the City of Waterville, said deed dated February 20, 1941, and recorded in said Registry Book 770, Page 414; thence
- 6) North Seventy-eight Degrees, Twenty-five Minutes, Thirty-one Seconds West (N 78°-25'-31" W) along the northerly line of the land owned by said Union-Front Corp., a distance of Eighteen and 25/100ths meters (18.25 m, 59.88 feet) to a monument found at an angle point in said line; thence
- 7) North Seventy-eight Degrees, Fifty-four Minutes, Fifteen Seconds West (N 78°-54'-15" W) along an old rail fence and the northerly line of the land owned by said Corporation, a distance of Two Hundred Twenty-three and 03/100ths meters (223.03 m, 731.71 feet) to a three-quarter (3/4) inch rebar (capped #1247) found at a northwesterly corner of the land of said Corporation; thence
- 8) North Thirty-four Degrees, Twenty-six Minutes, Fourteen Seconds East (N 34°-26'-14" E) along an easterly line of land retained by the City of Waterville, a distance of One Hundred Sixty-five and 98/100ths meters (165.98 m, 544.57 feet) to an iron rod to be set at an angle point in said line; thence
- 9) North Sixty-one Degrees, Eight Minutes, Twenty-four Seconds East (N 61°-08'-24" E) along a southeasterly line of land retained by the City of Waterville, a distance of One Hundred One and 56/100ths meters (101.56 m, 333.21 feet) to the iron pipe found at the point of beginning.

Together with a right of way and utility easement, in the private road known as Telford Access Road, running southerly from Airport Road Extension, a public way, to and then next easterly of the premises described in Paragraphs 2 and 3 above. Said right of way and utility easement to be Twenty-four and 64/100ths (24.64) meters (80.84 feet) wide.

The above described parcel of land contains four and 110/1000ths (4.110) hectares, or Four Hundred Forty-two Thousand, Three Hundred Forty-nine (442,349) square feet, or Ten and 155/1000ths (10.155) acres. All iron rods called as "to be set" in the foregoing description will be 1/2 inch rebar, capped and labeled, "K & K Land Surveyors, Inc., #1432". The bearings called in the above description are referenced to the Maine State Coordinate Grid, West Zone.

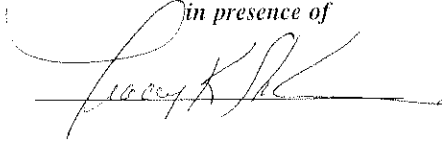
Being portions of the premises described in two deeds, first the deed of George G. Averill to the City of Waterville, dated August 18, 1936, and recorded in the Kennebec County Registry of Deeds Book 723, Page 172 (Parcel 3B); and second, the deed of Donat Rossignol to the City of Waterville, dated October 22, 1980, and recorded in said Registry Book 2336, Page 242 (Parcel 3).

To have and to hold, the same, together with all the privileges and appurtenances thereunto belonging, to the said Sawyer Environmental Services, its successors and assigns forever.

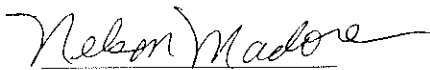
And does covenant with the said grantee, its successors and assigns, that it will warrant and forever defend the premises against the lawful claims and demands of all persons claiming by, through, or under it

In Witness Whereof, the said City of Waterville has caused this instrument to be sealed with its corporate seal and signed in its corporate name by Nelson Madore, Mayor, its hereunto duly authorized this 14th day of January on the year two thousand.

Signed, Sealed and Delivered
in presence of



City of Waterville

By 
Nelson Madore

Its: Mayor

30-30

State of Maine,

Kennebec

} ss

January 14, 2000

Then personally appeared the above named Mayor of the City of Waterville as aforesaid, and acknowledged the foregoing instrument to be his free act and deed in his said capacity, and the free act and deed of the City of Waterville.



Before me,


Notary Public

Linette B. Dostie

RECEIVED KENNEBEC SS.

2000 JAN 18 PM 3:15

ATTEST 
REGISTER OF DEEDS